

UNSAFE STRUCTURES BOARD HEARING MINUTES OF February 19th, 2014

Members Present: James Cueva, Chairman Benjamin S. Essien Jose Escandell
Robert Sweeney Gordon Loader Abel Ramirez
Aymara D. Riley

Excused Absent: Emile Amedee Carlos Naumann Ramon Arronte
James Starkweather Kevin Deeb, VC

Staff: Kathy Charles, Acting Clerk of the Board
Latisha Byrd, Board Recording Secretary
Christopher Angell, Asst. County Attorney
David Sherman, Asst. County Attorney

Court Reporter: Janice Aguirre, Miami-Dade County Court Reporters, Inc.

The regular meeting of the **UNSAFE STRUCTURES BOARD** was called to order at 1:38 P.M. on Wednesday, February 19th, 2014, on the 2nd Floor, Conference Room I & J, of the Herbert Saffir Permitting & Inspection Center, Department of Regulatory & Economic Resources located at 11805 SW 26th Street, Miami, Florida, 33175.

Mr. James Cueva requested a motion to approve and accept the minutes of the January 15th, 2014 Unsafe Structures Board Meeting. Mr. Essien moved to accept the minutes of the board meeting. Mr. Sweeney seconded the motion.

Motion passed unanimously.

(For a verbatim version, please refer to the transcripts)

Ms. Kathy Charles then announced the following Unincorporated Miami Dade County cases that were **agreements with the Building Official/Inspector:**

Unincorporated Miami Dade County:

DC20130160340U	2443 SW 67 Avenue
DC20130160989U	2407 NW 54 Street
DC20130161064U	1301 Opa Locka Blvd.
DC20130161748U	11851 W. Dixie Hwy.
DCF2010110706U	1099 SW 42 Avenue, #1
DCF2011111269U	14686 W. Dixie Hwy.
DCF2012112448U	675 NE 151 Street, #1
DCF2012112619U	10151 NW 22 Avenue, #1
DCF2012112956U	9755 SW 40 Terrace, #1
DCF2012113239U	16896 S. Dixie Hwy., #1
DCF2012113287U	20920 S. Dixie Hwy., #1
DCF2012113332U	17700 SW 280 Street, #1
DCF2011111876U	29598 SW 170 Avenue, #3

Ms. Charles announced that the following Unincorporated Miami Dade County and City of Florida City cases that were **No Contest/No Show for the Building Official** recommendation:

DC20130160463U	3988 SW 8 Street
DC20130160719U	13301 SW 42 Street, Units 13311-13319
DCF2012112365U	11895 NW 27 Avenue, #1
DCF2012112381U	767 NW 111 Street, #1
DCF2012112766U	4430 NW 35 Court, #1

City of Florida City

FC14-604

811 NW 7 Avenue

City of Miami Beach

BV14000083

5111 Pinetree Drive

Ms. Charles announced that the following Unincorporated Miami Dade County and Village of Pinecrest cases that were **Deferred/Withdrawn by the Building Official:**

Unincorporated Miami Dade County:

DC20130158954U	4201 NW 77 Avenue
DCF2008107983U	2175 NW 111 Street, #1
DCF2011111537U	10255 Coral Way, #3
DCF2011111539U	10255 Coral Way, #5
G20130160479U	8271 SW 157 Avenue, #601
DCF2007107425U	14090 SW 127 Street, #10
DCF2007107426U	14090 SW 127 Street, #11

Village of Pinecrest:

VOP2013-002

7895 SW 131 Street

The cases and photographs were submitted to the Board for review and were called into the record by Ms. Charles.

After the Board reviewed each case file, Mr. Cueva requested a motion to consolidate the withdrawals, agreed and uncontested cases and uphold the decisions of the Building Official. Mr. Starkweather moved to accept the withdrawals, agreed and uncontested cases as called by Ms. Charles. Mr. Sweeney seconded the motion.

Motion passed unanimously.

(For a verbatim version, please refer to the transcripts)

Mr. Cueva then informed those appellants who were able to come to an amicable agreement with the Building Official that the Board had ratified the agreements and they were free to leave.

Heard Cases

The Building Officials and Appellants being heard by the Unsafe Structures Board were sworn in at 1:25 P.M. by the court reporter.

Ms. Charles then called forth the first case to be heard from the Unincorporated Miami Dade County, Unsafe Structures Unit.

Unincorporated Miami Dade County:

DC20120154001U

6225 SW 135 Avenue, I-N

Mr. Monte Lee informed the Board that the above-mentioned case is brought before the Board because the Department's presentation of Property Owner's request for an extension of time to comply with the Board Order dated February 20th, 2013. He informed the Board that the Property Owner has failed to meet the time frames set forth in the Board Order and now seeks additional time to complete the necessary work. Mr. Lee further explained to the Board that the Unsafe Structures Board can ratify the extension of time on the agreement with property owner and the Miami-Dade County Building Department to provide additional time to complete the work on a non-compliant case. He furthered informed the Board that an agreement between Miami-Dade County and the new Property Owner to provide additional time to resolve a non-compliant case providing sixty (60) days to obtain the permit and one hundred twenty (120) days to complete all the repairs.

After some discussion, Mr. Gordon Loader moved to ratify the agreement between Miami-Dade County and Property Owner to provide additional time to resolve a non-compliant case by providing sixty (60)

days to obtain the permit and one hundred twenty (120) days to complete the repairs. Mr. Benjamin Essien seconded the motion.

Motion passed unanimously.

(For a verbatim version, please refer to the transcripts).

Ms. Charles then called forth the second case to be heard from the Unincorporated Miami Dade County, Unsafe Structures Unit.

Unincorporated Miami Dade County:

DC20120155245U

9303 NW 22 Avenue

Mr. Monte Lee informed the Board that the above-mentioned case is brought before the Board because the Department's presentation of Property Owner's request for an extension of time to comply with the Board Order dated March 13th, 2013. He informed the Board that the Property Owner has failed to meet the time frames set forth in the Board Order and now seeks additional time to complete the necessary work. Mr. Lee further explained to the Board that the Unsafe Structures Board can ratify the extension of time on the agreement with property owner and the Miami-Dade County Building Department to provide additional time to complete the work on a non-compliant case. He furthered informed the Board that an agreement between Miami-Dade County and Property Owner to provide additional time to resolve a non-compliant case providing ninety (90) days to obtain the permit and one hundred twenty (120) to complete all repairs.

After some discussion, Mr. Gordon Loader moved to ratify the agreement between Miami-Dade County and Property Owner to provide additional time to resolve a non-compliant case providing ninety (90) days to obtain the permit and one hundred twenty (120) to complete all repairs. Mr. Robert Sweeney seconded the motion.

Motion passed unanimously.

(For a verbatim version, please refer to the transcripts).

Ms. Charles then called forth the third case to be heard from the Village of Pinecrest, Unsafe Structures Unit.

Village of Pinecrest:

VOP2013-002

7895 SW 131 Street

Mr. Pablo A. Tamayo, Village of Pinecrest City Attorney informed the Board that the above-mentioned case is brought before the Board because the attorney of the previous Property Owner's request for an extension of time to comply with the Board Order dated November 20th, 2013. He informed the Board that the previous Property Owner had failed to meet the time frames set forth in the Board Order and now seeks additional time to complete the necessary work. Mr. Tamayo further explained to the Board that the City required compliance on this case. He then enlightened the Board that the new owner of the property is aware of the unsafe issues and promises to bring the property up to code. Mr. Tamayo requested that the Board re-notice the new owner to provide them proper hearing notification.

Mr. Gordon Loader asked if the City or the property owner requested a extension of time.

Mr. Tamayo replied that the previous property owner attorney did, but there is a new owner in place and would like to provide proper notice to them.

Mr. Chis Angell, Assistant County Attorney, advised the Board that they could grant them additional time.

After some discussion, Ms. Amy Riley moved to defer the case to March's hearing. Mr. Loader seconded the motion.

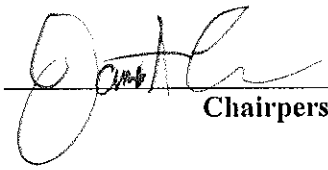
Motion passed unanimously.

(For a verbatim version, please refer to the transcripts).

There being no further business, a motion was made by Mr. Benjamin Essien and seconded by Mr. Loader to adjourn the meeting at 2:30 P.M.

Prepared by:


Recording Secretary


Chairperson

Date:

3/19/14